

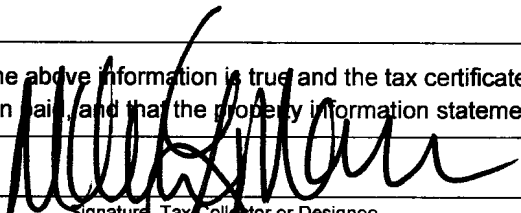


# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

DR-513  
Rule 12D-16.002 F.A.C  
Effective 07/19  
Page 1 of 2

0325.88

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	ATCF II FLORIDA-A, LLC PO BOX 69239 BALTIMORE, MD 21264-9239		Application date	Apr 17, 2024	
Property description	SKILES ALYSA 3 BOLAND PL PENSACOLA, FL 32505 3 BOLAND PL 15-1877-500 LT 2 BLK 3 RENZ ANNA VILLA PB 1 P 85 OR 6855 P 203 CA 126		Certificate #	2022 / 7431	
			Date certificate issued	06/01/2022	
Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application					
Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)	
# 2022/7431	06/01/2022	1,280.62	64.03	1,344.65	
→Part 2: Total*				1,344.65	
Part 3: Other Certificates Redeemed by Applicant (Other than County)					
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# /					
Part 3: Total*					0.00
Part 4: Tax Collector Certified Amounts (Lines 1-7)					
1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)				1,344.65	
2. Delinquent taxes paid by the applicant				0.00	
3. Current taxes paid by the applicant				0.00	
4. Property information report fee				200.00	
5. Tax deed application fee				175.00	
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)				0.00	
7. Total Paid (Lines 1-6)				1,719.65	
I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.					
Sign here: 			Escambia, Florida Date <u>May 3rd, 2024</u>		

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

46.25

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>03/05/2025</u> Signature, Clerk of Court or Designee	

### INSTRUCTIONS

#### Tax Collector (complete Parts 1-4)

##### Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

##### Part 3: Other Certificates Redeemed by Applicant (Other than County)

**Total.** Add the amounts in Columns 3, 4 and 5

##### Part 4: Tax Collector Certified Amounts (Lines 1-7)

**Line 1,** enter the total of Part 2 plus the total of Part 3 above.

**Total Paid, Line 7:** Add the amounts of Lines 1-6

**Line 6, Interest accrued by tax collector.** Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on Line 6. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

#### Clerk of Court (complete Part 5)

**Line 13: Interest** is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of Line 7, minus Line 6, plus Lines 8 through 12. Enter the amount on Line 13.

**Line 14:** Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400287

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ATCF II FLORIDA-A, LLC  
PO BOX 69239  
BALTIMORE, MD 21264-9239,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
15-1877-500	2022/7431	06-01-2022	LT 2 BLK 3 RENZ ANNA VILLA PB 1 P 85 OR 6855 P 203 CA 126

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, property information report costs, Clerk of the Court costs, charges and fees, and Sheriff's costs, if applicable.

Attached is the tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

Electronic signature on file  
ATCF II FLORIDA-A, LLC  
PO BOX 69239  
BALTIMORE, MD 21264-9239

04-17-2024  
Application Date

\_\_\_\_\_  
Applicant's signature



# Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

[Back](#)

← Nav. Mode ☒ Account ☐ Parcel ID →

[Printer Friendly Version](#)

<b>General Information</b> <b>Parcel ID:</b> 0005009065020003 <b>Account:</b> 151877500 <b>Owners:</b> NEWCOMB THOM COLEY DANIEL <b>Mail:</b> 100 1ST AVE N UNIT 1106 SAINT PETERSBURG, FL 33701 <b>Situs:</b> 3 BOLAND PL 32505 <b>Use Code:</b> SINGLE FAMILY RESID <b>Taxing Authority:</b> PENSACOLA CITY LIMITS <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a> Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						<b>Assessments</b> <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2023</td> <td>\$5,750</td> <td>\$82,457</td> <td>\$88,207</td> <td>\$76,089</td> </tr> <tr> <td>2022</td> <td>\$5,750</td> <td>\$73,577</td> <td>\$79,327</td> <td>\$69,172</td> </tr> <tr> <td>2021</td> <td>\$5,750</td> <td>\$58,703</td> <td>\$64,453</td> <td>\$62,884</td> </tr> </tbody> </table> <a href="#">Disclaimer</a> <a href="#">Tax Estimator</a> <a href="#">File for Exemption(s) Online</a> <a href="#">Report Storm Damage</a>					Year	Land	Imprv	Total	Cap Val	2023	\$5,750	\$82,457	\$88,207	\$76,089	2022	\$5,750	\$73,577	\$79,327	\$69,172	2021	\$5,750	\$58,703	\$64,453	\$62,884																																																							
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<b>Parcel Information</b>						<a href="#">Launch Interactive Map</a>																																																																															

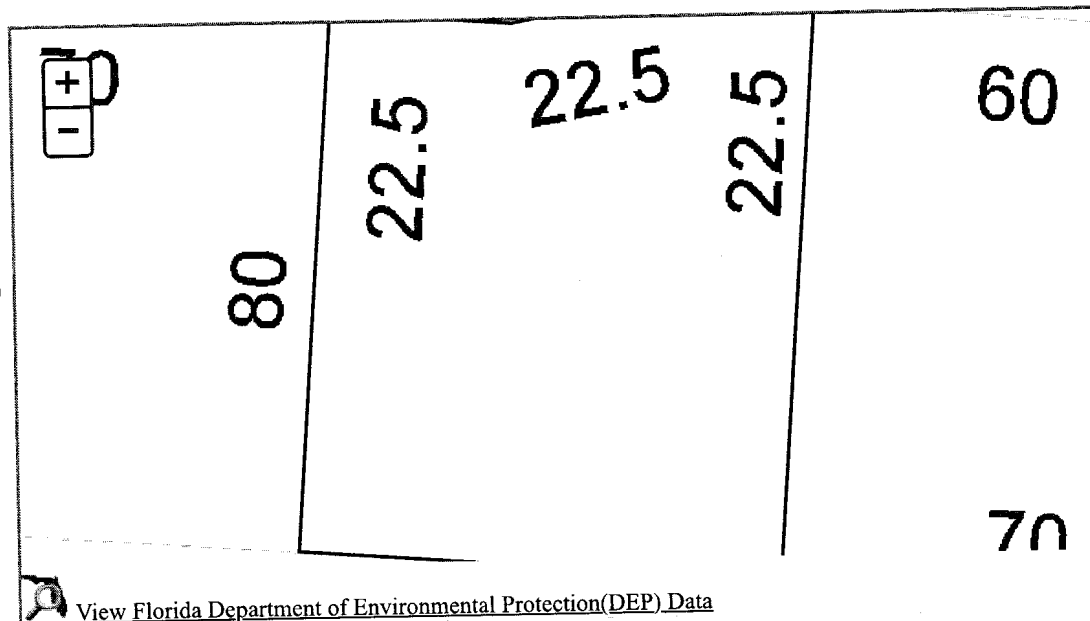
Section  
Map Id:  
CA126

Approx.  
Acreage:  
0.1303

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Evacuation  
& Flood  
Information  
[Open  
Report](#)




 [View Florida Department of Environmental Protection\(DEP\) Data](#)

#### Buildings

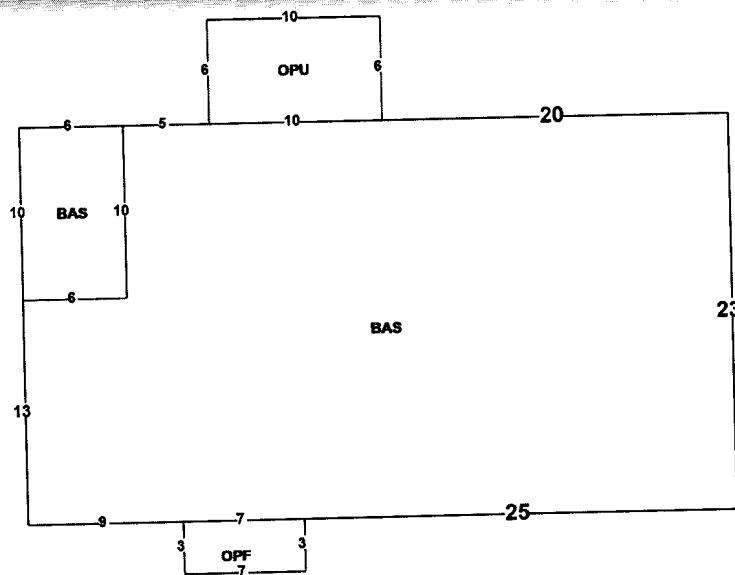
Address: 3 BOLAND PL, Year Built: 1947, Effective Year: 1985, PA Building ID#: 25798

##### Structural Elements

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-ASBESTOS SIDING  
FLOOR COVER-HARDWOOD/PARQUET  
FOUNDATION-WOOD/SUB FLOOR  
HEAT/AIR-WALL/FLOOR FURN  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1024 Total SF

BASE AREA - 943  
OPEN PORCH FIN - 21  
OPEN PORCH UNF - 60



#### Images



9/30/2019 12:00:00 AM

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.



**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ARCHIVES AND RECORDS  
CHILDSUPPORT  
CIRCUIT CIVIL  
CIRCUIT CRIMINAL  
COUNTY CIVIL  
COUNTY CRIMINAL  
DOMESTIC RELATIONS  
FAMILY LAW  
JURY ASSEMBLY  
JUVENILE  
MENTAL HEALTH  
MIS  
OPERATIONAL SERVICES  
PROBATE  
TRAFFIC



**COUNTY OF ESCAMBIA  
OFFICE OF THE  
CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES  
ARCHIVES AND RECORDS  
JUVENILE DIVISION  
CENTURY**

CLERK TO THE BOARD OF  
COUNTY COMMISSIONERS  
OFFICIAL RECORDS  
COUNTY TREASURY  
AUDITOR

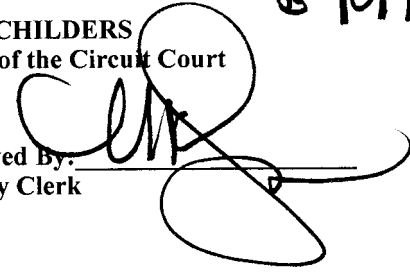
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 151877500 Certificate Number: 007431 of 2022**

**Payor: DANIEL COLEY 5840 E BAY BLVD GULF BREEZE FL 32563      Date 5/13/2024**

Clerk's Check #                      1  
Tax Collector Check #            1

Clerk's Total                        \$577.84  
Tax Collector's Total            \$2,009.64  
Postage                                \$100.00  
Researcher Copies                \$0.00  
Recording                            \$10.00  
Prep Fee                               \$7.00  
Total Received                    \$2,704.48

**Reduced \$ 1911.53**  
**PAM CHILDERS**  
Clerk of the Circuit Court

Received By:   
Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502  
(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 07431**, issued the **1st** day of **June, A.D., 2022** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**LT 2 BLK 3 RENZ ANNA VILLA PB 1 P 85 OR 6855 P 203 CA 126**

**SECTION 00, TOWNSHIP 0 S, RANGE 00 W**

**TAX ACCOUNT NUMBER 151877500 (0325-88)**

The assessment of the said property under the said certificate issued was in the name of

**ALYSA SKILES**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of March, which is the **5th** day of **March 2025**.

Dated this 13th day of May 2024.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2024036555 5/13/2024 4:03 PM  
OFF REC BK: 9146 PG: 109 Doc Type: RTD

## RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 9145, Page 1936, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 07431, issued the 1st day of June, A.D., 2022

TAX ACCOUNT NUMBER: 151877500 (0325-88)

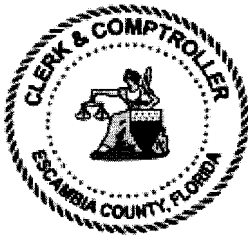
DESCRIPTION OF PROPERTY:

LT 2 BLK 3 RENZ ANNA VILLA PB 1 P 85 OR 6855 P 203 CA 126

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

NAME IN WHICH ASSESSED: ALYSA SKILES

Dated this 13th day of May 2024.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



**PROPERTY INFORMATION REPORT**  
3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 15-1877-500 CERTIFICATE #: 2022-7431

THIS REPORT IS NOT TITLE INSURANCE. THE LIABILITY FOR ERRORS OR OMISSIONS IN THIS REPORT IS LIMITED TO THE PERSON(S) EXPRESSLY IDENTIFIED BY NAME IN THE PROPERTY INFORMATION REPORT AS THE RECIPIENT(S) OF THE PROPERTY INFORMATION REPORT.

The attached Report prepared in accordance with the instructions given by the user named above includes a listing of the owner(s) of record of the land described herein together with current and delinquent ad valorem tax information and a listing and copies of all open or unsatisfied leases, mortgages, judgments and encumbrances recorded in the Official Record Books of Escambia County, Florida that appear to encumber the title to said land as listed on page 2 herein. It is the responsibility of the party named above to verify receipt of each document listed. If a copy of any document listed is not received, the office issuing this Report must be contacted immediately.

**This Report is subject to:** Current year taxes; taxes and assessments due now or in subsequent years; oil, gas, and mineral or any subsurface rights of any kind or nature; easements, restrictions and covenants of record; encroachments, overlaps, boundary line disputes, and any other matters that would be disclosed by an accurate survey and inspection of the premises.

This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or as any other form of guarantee or warranty of title.

Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto.

Period Searched: November 20, 2004 to and including November 20, 2024 Abstractor: Ben Murzin

BY

Michael A. Campbell,  
As President  
Dated: November 22, 2024

**PROPERTY INFORMATION REPORT**  
**CONTINUATION PAGE**

November 22, 2024

Tax Account #: **15-1877-500**

1. The Grantee(s) of the last deed(s) of record is/are: **THOM NEWCOMB AND DANIEL FRANK COLEY AND KIMBERLEY FULLER COLEY TRUSTEES OF THE DANIEL AND KIMBERLY COLEY FAMILY REVOCABLE TRUST DATED OCTOBER 17, 2024**

**By Virtue of Quit Claim Deed recorded 1/3/2024 in OR 9086/723 and by virtue of Warranty Deed Into Trust recorded 10/21/2024 in OR 9219/1968**

2. The land covered by this Report is: **See Attached Exhibit "A"**
3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
- a. **Lien for Improvements in favor of City of Pensacola recorded 03/01/2013 OR 6981/1629**
  - b. **Final Judgment in favor of Capital One Bank recorded 02/28/2008 OR 6293/660**
  - c. **Final Judgment in favor of Capital One Bank recorded 06/11/2019 OR 8110/475**

4. Taxes:

**Taxes for the year(s) 2021-2023 are delinquent.**

**Tax Account #: 15-1877-500**

**Assessed Value: \$91,947.00**

**Exemptions: NONE**

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.

**PERDIDO TITLE & ABSTRACT, INC.**

**PROPERTY INFORMATION REPORT**

3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

**Scott Lunsford**

**Escambia County Tax Collector**

P.O. Box 1312

Pensacola, FL 32591

**CERTIFICATION: TITLE SEARCH FOR TDA**

**TAX DEED SALE DATE:** MAR 5, 2025

**TAX ACCOUNT #:** 15-1877-500

**CERTIFICATE #:** 2022-7431

In compliance with Section 197.522, Florida Statutes, the following is a list of names and addresses of those persons, firms, and/or agencies having legal interest in or claim against the above-described property. The above-referenced tax sale certificate is being submitted as proper notification of tax deed sale.

**YES NO**

☐☒

Notify City of Pensacola, P.O. Box 12910, 32521

☒☐

Notify Escambia County, 190 Governmental Center, 32502

☐☒

Homestead for 2023 tax year.

**THOM NEWCOMB**  
100 1ST AVE N UNIT 1106  
ST PETERSBURG FL 33701

**DANIEL COLEY**  
5840 EAST BAY BLVD  
GULF BREEZE FL 32563

**ALYSA SKILES**  
3 BOLAND PL  
PENSACOLA FL 32505

**ALYSA SKILES**  
5606 E SHORE DR  
PENSACOLA FL 32505

**KIMBERLY K COLLEY**  
7424 TIPPIN AVE  
PENSACOLA FL 32504-6561

**CAPITAL ONE BANK**  
PO BOX 85147  
RICHMOND VA 23276

**KIMBERLEY S FULLER**  
2224 W MCLEOD ST  
PENSACOLA FL 32501

**CAPITAL ONE BANK NA**  
15000 CAPITAL ONE DR  
RICHMOND VA 23238

Certified and delivered to Escambia County Tax Collector, this 22<sup>nd</sup> day of November, 2024.  
**PERDIDO TITLE & ABSTRACT, INC.**



BY: Michael A. Campbell, As It's President

NOTE: The above listed addresses are based upon current information available, but addresses are not guaranteed to be true or correct.

## **PROPERTY INFORMATION REPORT**

**November 22, 2024**

**Tax Account #:15-1877-500**

### **LEGAL DESCRIPTION EXHIBIT "A"**

**LT 2 BLK 3 RENZ ANNA VILLA PB 1 P 85 OR 6855 P 203 CA 126**

**SECTION 00, TOWNSHIP 0 S, RANGE 00 W**

**TAX ACCOUNT NUMBER 15-1877-500(0325-88)**

**Prepared by and return to:**  
**Kerry Anne Schultz, Esquire**  
**Schultz Law Group, P.L.L.C.**  
**2777 Gulf Breeze Parkway**  
**Gulf Breeze, Florida 32563**  
**File No.: 23-00656.RL**

**QUIT CLAIM DEED**

**This Quit Claim Deed** made this 19<sup>th</sup> day of December 2023, by **ALYSA CHESNUT F/K/A ALYSA SKILES**, a married woman, as to her non homestead, whose post office address is 6506 East Shore Drive, Pensacola, Florida 32505 (“**GRANTOR**”), to **THOM NEWCOMB**, a single man, whose post office address is 100 1st Ave. N, Unit 1106, Saint Petersburg, Florida 33701, as to one half (1/2) interest, and **DANIEL COLEY**, a married man, whose post office address is 5840 East Bay Boulevard, Gulf Breeze, Florida 32563, as to one half (1/2) interest (“**GRANTEE**”).

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has Granted, bargained, and sold to the said Grantee, and Grantee’s heirs and assigns forever, the following described land, situate, lying and being in **Escambia** County, Florida more particularly described in Exhibit “A” attached hereto and incorporated herein by reference.

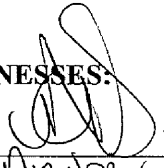
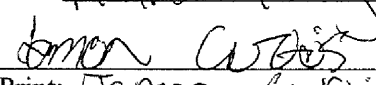
and said Grantor do hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

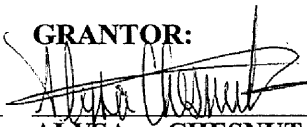
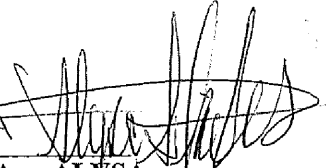
TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said GRANTOR, either in law or equity, to the only proper use, benefit and behalf of the said GRANTEE forever.

NOTE: THE PREPARER OF THIS DEED REPRESENTS THAT: THIS DEED HAS BEEN PREPARED AT THE EXPRESS DIRECTION AND REQUEST OF THE ABOVE GRANTOR AND/OR GRANTEE SOLELY FROM LEGAL DESCRIPTION PROVIDED TO THE PREPARER BY THE SAID GRANTOR AND/OR GRANTEE; THAT, NO SURVEY, OR INSPECTION OF THE ABOVE PROPERTY HAS BEEN PERFORMED BY THE PREPARER, NOR HAS THE PREPARER BEEN PROVIDED SUCH DOCUMENTS; THAT THE TITLE TO THE ABOVE-DESCRIBED REAL PROPERTY HAS NOT BEEN EXAMINED BY THE PREPARER; THAT THE PREPARER MAKES ABSOLUTELY NO REPRESENTATIONS, WARRANTIES, OR GUARANTEE WHATSOEVER AS TO THE STATUS OF THE TITLE OR THE OWNERSHIP OF THE REAL PROPERTY DESCRIBED ABOVE; THAT THIS CONVEYANCE IS SUBJECT TO, AND MAY BE AFFECTED BY, ANY AND ALL RESERVATIONS, LIENS, RESTRICTIONS, AND OTHER ENCUMBRANCES OF RECORD AND BY ANY UNPAID AD VALOREM REAL PROPERTY TAXES, PAST OR PRESENT; AND THAT THESE MATTERS HAVE BEEN EXPLAINED TO, AND UNDERSTOOD BY, THE ABOVE SAID GRANTOR AND/OR GRANTEE.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.


SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

WITNESSES:  
  
Print: Andrew Doty  
  
Print: Jamon Curtis

GRANTOR:  
  
ALYSA CHESNUT F/K/A   
ALYSA SKILES

STATE OF Florida  
COUNTY OF Escambia

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 19 day of December 2023, by **ALYSA CHESNUT F/K/A ALYSA SKILES** who is ☐ personally known to me or ☐ who has produced FL-106 as identification and has not taken an oath.

Anderson Lunsford, III  
 Notary Public, State of Florida  
Comm. Expires Oct. 17, 2024  
Comm # HH50372

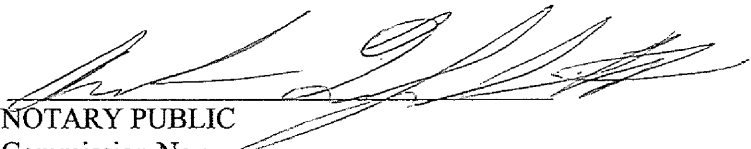
  
NOTARY PUBLIC  
Commission No.:  
My Commission Expires:

Exhibit "A"

Lot 2, Block 3, of RENZ-ANNA VILLA, a Re-subdivision of Blocks 186 and 193, West King Tract, according to Survey by C.H. Overman, C.E., recorded in Plat Book 1, Page 85, of the Public Records of Escambia County, Florida, being the same property as described in O.R. Book 269, Page 283, of the Public records of Escambia County, Florida

Commonly known as: 3 Boland Place, Pensacola, FL 32505

Prepared by: Joseph W. C. Boyles, Esq.  
212 W. Cervantes Street  
Pensacola, FL 32501  
(850) 433-9225  
jwcb@boylesandboyleslaw.com

STATE OF Florida  
COUNTY OF Escambia

INTO TRUST  
WARRANTY DEED

THIS WARRANTY DEED made this 17<sup>th</sup> day of October, 2024, between DANIEL FRANK COLEY A/K/A DANIEL F COLEY A/K/A DANIEL COLEY and KIMBERLY FULLER COLEY A/K/A KIMBERLY COLEY A/K/A KIMBERLY ALDRIDGE, husband and wife, for and in consideration of Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, has bargained, sold, conveyed and granted unto DANIEL FRANK COLEY and KIMBERLY FULLER COLEY, Trustees of the DANIEL AND KIMBERLY COLEY FAMILY REVOCABLE TRUST DATED October 17, 2024, his/her/its successors and assigns, forever, the real property located in Escambia County, Florida described as follows:

Lot 2, Block 3, of RENZ-ANNA VILLA, a Re-subdivision of Blocks 186 and 193, West King Tract, according to Survey by C.H. Overman, C.E., recorded in Plat Book 1, Page 85, of the Public Records of Escambia County, Florida, being the same property as described in O.R. Book 269, Page 283, of the Public records of Escambia County, Florida

Commonly known as: 3 Boland Place, Pensacola, FL 32505

Parcel ID: 000S009065020003

and said grantor does fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever. Where used herein the terms GRANTOR, GRANTEE and Trustee shall be construed as singular or plural as the context requires.

GRANTORS are sole lifetime beneficiaries of the above Trust and retain all rights of Homestead, if any.

In the event of the resignation, death or inability of DANIEL FRANK COLEY or KIMBERLY FULLER COLEY to serve as trustee, the other will continue as sole Trustee. In the event of the resignation, death or inability of DANIEL FRANK COLEY and KIMBERLY FULLER COLEY then the Successor Trustee shall be determined per the Revocable Trust Agreement.

All Successor Trustees are hereby granted the power to protect, conserve and to sell, or to lease, or to encumber, or otherwise to manage and dispose of the real property described in this deed.

The powers of the Trustees and all Successor Trustees shall extend to any and all rights which the GRANTOR possesses in the above-described real property; any deed, mortgage, or other instrument executed by the Trustee shall convey all rights or interests of the GRANTOR including homestead; and the Trustee is



appointed as the attorney-in-fact for the GRANTOR to carry out this intent, which appointment shall be durable and shall not be affected by the incapacity of the GRANTOR.

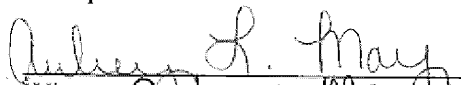
Any person dealing with the Trustee shall deal with said Trustee in the order as set forth above. However, no person shall deal with a Successor Trustee until one or more of the following have been received by said person or placed of record in the aforementioned county:

- A. The written resignation of the prior Trustee sworn to and acknowledged before a notary public.
- B. A certified death certificate of the prior Trustee.
- C. The order of a court of competent jurisdiction adjudicating the prior Trustee incompetent, or removing said Trustee for any reason.
- D. The written certificates of two physicians currently practicing medicine that the Trustee is physically or mentally incapable of discharging the duties of Trustee.
- E. The written removal of a Successor Trustee and/or the appointment of an additional Successor Trustee by the GRANTOR sworn to and acknowledged before a notary public; this right being reserved to the GRANTOR.

This conveyance is subject to restrictions, reservations, limitations, and easements of record, taxes, and all mortgages of record which the GRANTEE herein assumes and agrees to pay.

IN WITNESS WHEREOF, grantor has hereunto set grantors' hand and seal on  
October 17, 2024.

Signed, sealed and delivered  
in the presence of:

  
Witness: Aubrey L. May  
212 W. Cervantes Street  
Pensacola, FL 32501

  
Witness: Joseph W C Boyles  
212 W. Cervantes Street  
Pensacola, FL 32501

  
Grantor: DANIEL FRANK COLEY A/K/A DANIEL  
F COLEY A/K/A DANIEL COLEY

Aubrey L. May  
Witness: Aubrey L. May  
212 W. Cervantes Street  
Pensacola, FL 32501

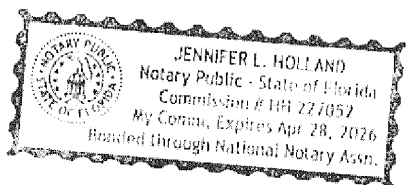
Joseph W. Bayles  
Witness: Joseph W. Bayles  
212 W. Cervantes Street  
Pensacola, FL 32501

Ka  
Grantor: KIMBERLY FULLER COLEY A/K/A  
KIMBERLY COLEY A/K/A KIMBERLY  
ALDRIDGE

STATE OF Florida  
COUNTY OF Escambia

Before me the subscriber personally appeared DANIEL FRANK COLEY A/K/A DANIEL F COLEY A/K/A DANIEL COLEY and KIMBERLY FULLER COLEY A/K/A KIMBERLY COLEY A/K/A KIMBERLY ALDRIDGE, who are personally known to me, who did not take oath, and known to me to be the individuals described by said names in and who executed the foregoing instrument before me and acknowledged that, as grantors, executed the same in my physical presence for the uses and purposes therein set forth.

Given under my hand and seal on October 17, 2024.



Jennifer L. Holland  
Notary Public

N.B. This deed has been prepared at the Grantor's request without examination or legal opinion of title.

TRUST CERTIFICATION AFFIDAVIT PURSUANT TO F.S. 736.1017

Before me, the undersigned authority, after having been duly sworn, personally appeared DANIEL FRANK COLEY, hereinafter referred to as the Affiant herein, who deposes and states as follows:

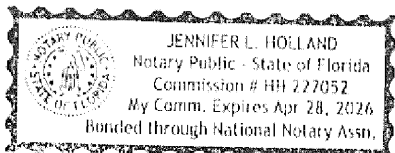
- 1 That Affiant is the current trustee of the DANIEL AND KIMBERLY COLEY FAMILY REVOCABLE TRUST, DATED October 17, 2024, hereinafter referred to as the "Trust". Further that the trust exists, and the Settlers (creators) of the trust, and its Lifetime Beneficiaries are DANIEL FRANK COLEY and KIMBERLY FULLER COLEY.
- 2 That Affiant resides at 5840 East Bay Boulevard Gulf Breeze, FL 32563
- 3 Affiant as Trustee has full powers under the aforesaid trust via a general power of sale to sell, convey and to mortgage or encumber real and personal property of the trust, without obtaining consent of any other party.
- 4 That Grantors/ Lifetime Beneficiaries retain all homestead, protected, and exempting rights, if any, in the assets of the Revocable Trust.
- 5 The Trust is: ( ) Irrevocable, (X) Revocable. The following individual(s) has/have power to revoke the trust: DANIEL FRANK COLEY and KIMBERLY FULLER COLEY.
- 6 List all co-trustees below and authority to sign or otherwise authenticate and whether all or less than all are required in order to exercise powers of the trustee: KIMBERLY FULLER COLEY, each has full power to bind the Trust.
- 7 The Trust ( ) does / (X) does not contain powers of direction. The following individual(s) have full power of direction under the Trust and have directed or authorized the Affiant to engage in the proposed transaction for which this Affidavit was issued: NONE.
- 8 Affiant certifies that as of the date of this Affidavit, the Trust exists and has not been revoked, modified, or amended in any manner that would cause the representations contained herein to be untrue or incorrect in any manner.



DANIEL FRANK COLEY

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me in my physical presence this 17<sup>th</sup> day of October, 2024, by DANIEL FRANK COLEY, who is personally known to me and who did not take an oath.

  
NOTARY PUBLIC

*Betty G. Allen*  
NOTARY PUBLIC

Recorded in Public Records 01/16/2008 at 02:57 PM OR Book 6275 Page 1837,  
Instrument #2008004008, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

IN THE COUNTY COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA  
CASE NO. 07-SC-6750

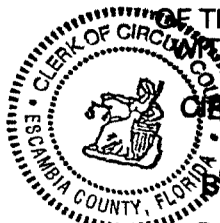
CAPITAL ONE BANK,

Plaintiff,

vs.

Kimberly S Fuller

Defendant(s)/



CERTIFIED TO BE A TRUE COPY  
OF THE ORIGINAL ON FILE IN THIS OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL  
ERNIE LEE MAGAHA, CLERK  
CIRCUIT COURT AND COUNTY COURT  
ESCAMBIA COUNTY FLORIDA

By Amber McLean DC

**FINAL JUDGMENT**

DATE 2/22/08

THIS CAUSE, having come before the Court and the Court having reviewed the pleadings and  
being otherwise duly advised in the premises,

IT IS ADJUDGED that plaintiff, CAPITAL ONE BANK, recover from the defendant(s), Kimberly  
S Fuller, the sum of \$1084.87 on principal, \$576.52 for interest, and \$175.00 for costs making a total of  
\$1836.39 that shall bear interest at the rate of 11% per year, for which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED that the defendant(s) shall complete the attached  
Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and return it to Zakheim & Associates,  
P.A., 1045 South University Drive, Suite 202, Plantation, Florida 33324, within 45 days from the date of  
this final judgment, unless the final judgment is satisfied or notice of appeal is filed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the  
defendant(s) to complete Form 7.343 and return it to Zakheim & Associates, P.A.

ORDERED in ESCAMBIA County, Florida, this 11 day of JANUARY, 2008

[Signature]  
COUNTY JUDGE

2008 JAN 14 A 10:14  
ERNE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
CIVIL DIVISION  
FILED & RECORDED

Plaintiff's Address:

CAPITAL ONE BANK, P.O. BOX 85147, RICHMOND VA 23276

Account No: [REDACTED]

Copies furnished to:

Sasha Haro, Esq., Zakheim & Associates, P.A., 1045 S. University Dr., Ste. # 202, Plantation, FL 33324  
Kimberly S Fuller, 2224 w McLeod St, Pensacola FL 32501, \*\*\*-\*\*\*-1344

THIS IS AN ATTEMPT TO COLLECT A DEBT AND INFORMATION OBTAINED WILL BE USED  
FOR THAT PURPOSE. THIS COMMUNICATION IS FROM A DEBT COLLECTOR.

File Number: 3000177702.001

Case: 2007 SC 006750

00068084351

Dkt: CC1033 Pg#: 3

IN THE COUNTY COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA  
CASE NO. 07-SC-6750

CAPITAL ONE BANK,

Plaintiff,

vs.

Kimberly S Fuller

Defendant(s) /

Fact Information Sheet

Full Legal Name: \_\_\_\_\_  
 Nickname or Aliases: \_\_\_\_\_  
 Residence Address: \_\_\_\_\_  
 Mailing Address (if different): \_\_\_\_\_  
 Telephone Numbers: (Home) \_\_\_\_\_ (Business) \_\_\_\_\_  
 Name of Employer: \_\_\_\_\_  
 Address of Employer: \_\_\_\_\_  
 Position or Job Description: \_\_\_\_\_  
 Rate of Pay: \$ \_\_\_\_\_ per \_\_\_\_\_ Average Paycheck: \$ \_\_\_\_\_ per \_\_\_\_\_  
 Average Commissions or Bonuses: \$ \_\_\_\_\_ per \_\_\_\_\_ Commissions or bonuses are based on \_\_\_\_\_  
 Other Personal Income: \$ \_\_\_\_\_ from \_\_\_\_\_  
 (Explain details on the back of this sheet or an additional sheet if necessary.)  
 Social Security Number: \_\_\_\_\_ Date of Birth: \_\_\_\_\_  
 Driver's License Number: \_\_\_\_\_  
 Marital Status: \_\_\_\_\_ Spouse's Name: \_\_\_\_\_  
 Spouse's Address (if different): \_\_\_\_\_  
 Spouse's Social Security Number: \_\_\_\_\_ Spouse's Date of Birth: \_\_\_\_\_  
 Spouse's Employer: \_\_\_\_\_  
 Spouse's Average Paycheck or Income: \$ \_\_\_\_\_ per \_\_\_\_\_  
 Other Family Income: \$ \_\_\_\_\_ per \_\_\_\_\_ (Explain details on back of this sheet or an additional sheet if necessary.)  
 Names and Ages of All Your Children (and addresses if not living with you): \_\_\_\_\_

Who is Your head of household? ☐ You ☐ Spouse ☐ Other Person  
 Checking Account(s) at: \_\_\_\_\_ Account Number(s): \_\_\_\_\_  
 Savings Account(s) at: \_\_\_\_\_ Account Number(s): \_\_\_\_\_

(Describe all other accounts or investments you may have, including stocks, mutual funds, savings bonds, or annuities, on the back of this sheet or an additional sheet if necessary.)

• For Real Estate (land) You Own or Are Buying:

Address: \_\_\_\_\_

All Names on Title: \_\_\_\_\_

Mortgage Owed to: \_\_\_\_\_

Balance Owed on Mortgage: \_\_\_\_\_

Monthly Payment on Mortgage: \$ \_\_\_\_\_

(Attach a copy of the deed or mortgage, or list the legal description of the property on the back of this sheet or an additional sheet if necessary. Also provide the same information on any other property you own or are buying.)

• For All Motor Vehicles You Own or Are Buying:

Year / Make / Model: \_\_\_\_\_ Color: \_\_\_\_\_

Vehicle ID#: \_\_\_\_\_ Tag No: \_\_\_\_\_ Mileage: \_\_\_\_\_

Names on Title: \_\_\_\_\_ Present Value: \$ \_\_\_\_\_

Loan Owed To: \_\_\_\_\_

Balance Owed on Loan: \$ \_\_\_\_\_

Monthly Payment: \$ \_\_\_\_\_ (List all other automobiles, as well as other vehicles, such as boats, motorcycles, bicycles, or aircraft, on the back of this sheet or another sheet if necessary.)

• Have you given, sold, loaned, or transferred any real or personal property worth more than \$100 to any person in the last year? If your answer is "yes," describe the property and sale price, and give the name and address of the person who received the property on the back of this sheet or another sheet if necessary.

• Does anyone owe you money? Yes / No Amount Owed: \$ \_\_\_\_\_

Name and Address of Person Owing You Money: \_\_\_\_\_

Reason Money is Owed: \_\_\_\_\_

**Attach copies of the following:**

(a) your last pay stub; (b) your last 3 statements for each bank, savings, credit union, or other financial account; (c) your motor vehicle registrations and titles; and (d) any deeds or titles to any real or personal property you own or are buying, or leases to property you are renting

UNDER PENALTY OF PERJURY, I SWEAR OR AFFIRM THAT THE FOREGOING ANSWERS ARE TRUE AND COMPLETE.

\_\_\_\_\_  
Judgment Debtor - Kimberly S Fuller

STATE OF FLORIDA

COUNTY OF .....

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by \_\_\_\_\_, who is personally known to me or has produced \_\_\_\_\_ as identification and who did / did not take an oath.

WITNESS my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Notary Public

MAIL OR DELIVER THIS FORM TO THE CLERK OF COURT, AND MAIL OR DELIVER A COPY OF THE COMPLETED FORM TO ZAKHEIM & ASSOCIATES, P.A., 1045 SOUTH UNIVERSITY DRIVE, SUITE 202, PLANTATION, FLORIDA 33324.

Filing # 90682663 E-Filed 06/06/2019 12:31:01 PM

IN THE COUNTY COURT  
IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2015 SC 002569

CAPITAL ONE BANK (USA), N.A.

15000 Capital One Drive  
Richmond, VA 23238

Plaintiff,

vs.

KIMBERLY K COLLEY  
7424 TIPPIN AVE  
PENSACOLA FL 32504-6561  
Defendant.

**FINAL JUDGMENT**

At a Small Claims Pretrial Conference on August 12, 2015, the parties appeared and entered into a court ordered payment plan. The plaintiff notified the court that the defendant failed to pay as agreed. Therefore the plaintiff is entitled to a Final Judgment and it is

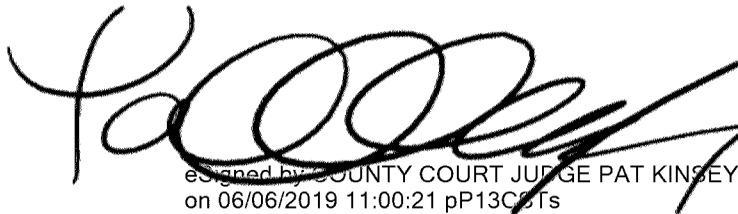
**ORDERED AND ADJUDGED THAT** plaintiff, CAPITAL ONE BANK (USA), N.A., shall recover from defendant, KIMBERLY K COLLEY, Social Security Number [REDACTED] the sum of \$1097.48 on principal and court costs in the sum of \$228.00, for a total due of \$1325.48, for which let execution issue.

**DONE AND ORDERED** in chambers, Pensacola, ESCAMBIA County, Florida.

Copies furnished to:  
JOSEPH F. ROSEN, ESQ.  
ATTORNEY FOR PLAINTIFF  
POLLACK & ROSEN, P.A.  
806 DOUGLAS ROAD, SUITE 200  
CORAL GABLES, FLORIDA 33134  
LegalPleadings@PollackRosen.com

KIMBERLY K COLLEY  
7424 TIPPIN AVE  
PENSACOLA FL 32504-6561

File Number: 2397682

  
Signed by COUNTY COURT JUDGE PAT KINSEY  
on 06/06/2019 11:00:21 pP13CSTs